



TOTAL FLOOR AREA: 970 sq.ft. (90.1 sq.m.) approx.
While every attempt has been made to ensure the accuracy of the description contained herein, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for guidance purposes only and should be used as such for any prospective purchase. The actual dimensions and layout may vary from the plan and no guarantee is given as to their accuracy or efficiency can be given. Made with SketchUp 2020.

Council: Waltham Forest Council | Council Tax Band: D | Floor Area: 970.00 sq ft

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



The Agent has not tested any apparatus ,equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A buyer is advised to obtain verification from their solicitor or surveyor.
References to the tenure of a property are based on information supplied by the seller. The agent has not had the sight of the title documents. A buyer is advised to obtain verification from their solicitors.



CHURCHILL
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Connington Crescent, Chingford, E4 6LB
£2,100 Per Month

Bedrooms: 2 | Reception Rooms: 1 | Bathrooms: 1



Request a Viewing: **020 8529 5500** Email: **northchingford@wearechurchills.co.uk**

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Churchill Estates are delighted to offer to let this newly refurbished 2 bedroom semi detached house with a raised parking area, accommodation offers , through lounge, fitted kitchen, double glazed windows and gas central heating, 2 bedrooms, family bathroom, easy maintenance rear garden with the addition of a useful garden room that offers a study/gym space and a shower room as well, offered unfurnished and available now.

